

**TITLE:** EGRESS  
**VERSION:** V2.2  
**DATE PUBLISHED:** 06/23/22

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**DEFINITION:** A safe, continuous, and unobstructed path of travel from any point in the building, unit, or structure to the public way.

**PURPOSE:** To get all occupants out of a building in a safe and expeditious manner during a fire or other emergency.

**COMMON COMPONENTS:** Door; Window; Escape ladder; Fire escape; Stairwell

**LOCATION:**  Unit Hallway, stairwell, corridor  
 Inside Hallway, stairwell, corridor  
 Outside None

**MORE INFORMATION:** Related standards: Door – Entry; Door – General; Window; Stairs; Fire Escape; and Sidewalk, Walkway, and Ramp

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**DEFICIENCY 1:** Obstructed egress on a building 4 stories or more.

**LOCATION:**  Unit  Inside

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**DEFICIENCY 2:** Obstructed egress on a building 3 stories or less.

**LOCATION:**  Unit  Inside

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**DEFICIENCY 1 — UNIT: OBSTRUCTED EGRESS ON A BUILDING 4 STORIES OR MORE.**

**DEFICIENCY CRITERIA:** Egress door or window does not fully open.  
 OR  
 There is not a minimum of 2 unobstructed means of egress from a building to the public way and 1 unobstructed primary means of egress from the unit to the exit access.

**HEALTH AND SAFETY DETERMINATION:** Life-Threatening      The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to resident.

**CORRECTION TIMEFRAME:** 24 hours

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 24 hours

**INSPECTION PROCESS:**

**OBSERVATION:**

- Look for a minimum of 2 means of egress from a building to the public way and 1 primary means of egress from the unit to the exit access.
- Verify the exit discharge is unobstructed.

**REQUEST FOR HELP:** - None

**ACTION:**

- Verify the egress door fully opens, if applicable.
- Verify the egress window fully opens, if applicable.
- Verify the minimum number of unobstructed means of egress are present.

**MORE INFORMATION:** The following are examples of conditions on doors and windows that may obstruct means of egress to the exit access:

- Double key cylinder deadbolt locks or any lock that requires a key, a tool, or special knowledge or effort to operate (from the egress side) are not allowed on any door that serves as an exit or any door along the exit access.
- Window locks that require a key, a tool, or special knowledge or effort to operate (from the egress side).
- When fixed security bars are present that cover a window or door that is the designated primary means of emergency egress from the building, or a window that is the designated egress point to a designated fire escape.
- Any lock on moveable security bars for doors or windows requiring a key (special tool) to open, whether locked or unlocked at the time of inspection.
- Housekeeping or storage practices of placing items that obstruct a primary means of egress.

**DEFICIENCY 1 — INSIDE: OBSTRUCTED EGRESS ON A BUILDING 4 STORIES OR MORE.**

**DEFICIENCY CRITERIA:** Egress door or window does not fully open.  
 OR  
 There is not a minimum of 2 unobstructed means of egress from a building to the public way, if so designed, and 1 unobstructed primary means of egress from the inside location to the exit access.

**HEALTH AND SAFETY DETERMINATION:** Life-Threatening      The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to resident.

**CORRECTION TIMEFRAME:** 24 hours

**HCV PASS / FAIL:** Fail

**HCV CORRECTION TIMEFRAME:** 24 hours

**INSPECTION PROCESS:**

**OBSERVATION:**

- Look for a minimum of 2 means of egress from a building to the public way, if so designed, and one 1 primary means of egress from the inside location to the exit access.
- Verify the exit discharge is unobstructed.

**REQUEST FOR HELP:** - None

**ACTION:**

- Verify the egress door fully opens, if applicable.
- Verify the egress window fully opens, if applicable.
- Verify the minimum number of unobstructed means of egress are present.

**MORE INFORMATION:** The following are examples of conditions on doors and windows that may obstruct means of egress to the exit access:

- Double key cylinder deadbolt locks or any lock that requires a key, a tool, or special knowledge or effort to operate (from the egress side) are not allowed on any door that serves as an exit or any door along the exit access.
- Window locks that require a key, a tool, or special knowledge or effort to operate (from the egress side).
- When fixed security bars are present that cover a window or door that is the designated primary means of emergency egress from the building, or a window that is the designated egress point to a designated fire escape.
- Any lock on moveable security bars for doors or windows requiring a key (special tool) to open, whether locked or unlocked at the time of inspection.
- Housekeeping or storage practices of placing items that obstruct a primary means of egress.

DEFICIENCY 2 — UNIT: OBSTRUCTED EGRESS ON A BUILDING 3 STORIES OR LESS.

DEFICIENCY CRITERIA: Egress door or window does not fully open.  
 OR  
 There is not a minimum of 2 unobstructed means of egress from a building to the public way and 1 unobstructed primary means of egress from the unit to the exit access.

HEALTH AND SAFETY DETERMINATION: Life-Threatening      The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to resident.

CORRECTION TIMEFRAME: 24 hours

HCV PASS / FAIL: Fail

HCV CORRECTION TIMEFRAME: 24 hours

INSPECTION PROCESS:

OBSERVATION: - Look for a minimum of 2 means of egress from a building to the public way and 1 primary means of egress from the unit to the exit access.  
 - Verify the exit discharge is unobstructed.

REQUEST FOR HELP: - None

ACTION: - Verify the egress door fully opens, if applicable.  
 - Verify the egress window fully opens, if applicable.  
 - Verify the minimum number of unobstructed means of egress are present.

MORE INFORMATION: - Child safety window guards that are normally found in apartment and public hallway windows to protect children 10 years of age or younger from falling to the outside of the building are typically lightweight metal construction and can be dislodged with a reasonable degree of force when necessary; these should not be considered as obstructed egress unless they are improperly installed or constructed.  
 - A hasp attached to moveable security bars is not a deficiency provided that the inspector can test the bars to evaluate proper operation.  
 - The following are examples of conditions on doors and windows that may obstruct means of egress to the exit access:  
 - Double key cylinder deadbolt locks or any lock that requires a key, a tool, or special knowledge or effort to operate (from the egress side) are not allowed on any door that serves as an exit or any door along the exit access.  
 - Window locks that require a key, a tool, or special knowledge or effort to operate (from the egress side).  
 - When fixed security bars are present that cover a window or door that is the designated primary means of emergency egress from the building, or a window that is the designed egress point to a designated fire escape.  
 - Any lock on moveable security bars for doors or windows requiring a key (special tool) to open, whether locked or unlocked at the time of inspection.  
 - Housekeeping or storage practices of placing items that obstruct a primary means of egress.

DEFICIENCY 2 — INSIDE: OBSTRUCTED EGRESS ON A BUILDING 3 STORIES OR LESS.

DEFICIENCY CRITERIA: Egress door or window does not fully open.  
 OR  
 There is not a minimum of 2 unobstructed means of egress from a building to the public way and 1 unobstructed primary means of egress from the inside location to the exit access.

HEALTH AND SAFETY DETERMINATION: Life-Threatening      The Life-Threatening category includes deficiencies that, if evident in the home or on the property, present a high risk of death to resident.

CORRECTION TIMEFRAME: 24 hours

HCV PASS / FAIL: Fail

HCV CORRECTION TIMEFRAME: 24 hours

INSPECTION PROCESS:

OBSERVATION: - Look for a minimum of 2 means of egress from a building to the public way, if so designed, and 1 primary means of egress from the inside location to the exit access.  
 - Verify the exit discharge is unobstructed.

REQUEST FOR HELP: - None

ACTION: - Verify the egress door fully opens, if applicable.  
 - Verify the egress window fully opens, if applicable.  
 - Verify the minimum number of unobstructed means of egress are present.

MORE INFORMATION: - Child safety window guards that are normally found in apartment and public hallway windows to protect children 10 years of age or younger from falling to the outside of the building are typically lightweight metal construction and can be dislodged with a reasonable degree of force when necessary; these should not be considered as obstructed egress unless they are improperly installed or constructed.  
 - A hasp attached to moveable security bars is not a deficiency provided that the inspector can test the bars to evaluate proper operation.  
 - The following are examples of conditions on doors and windows that may obstruct means of egress to the exit access:  
 - Double key cylinder deadbolt locks or any lock that requires a key, a tool, or special knowledge or effort to operate (from the egress side) are not allowed on any door that serves as an exit or any door along the exit access.  
 - Window locks that require a key, a tool, or special knowledge or effort to operate (from the egress side).  
 - When fixed security bars are present that cover a window or door that is the designated primary means of emergency egress from the building, or a window that is the designed egress point to a designated fire escape.  
 - Any lock on moveable security bars for doors or windows requiring a key (special tool) to open, whether locked or unlocked at the time of inspection.  
 - Housekeeping or storage practices of placing items that obstruct a primary means of egress.

**SUMMARY OF CHANGES**

**TITLE:** EGRESS  
**VERSION:** V2.2  
**DATE PUBLISHED:** 06/23/22

FIELD	CHANGE	VERSION	DATE
----	<b>Abbreviated published version</b>	V2.2	2022-06-23
Name Variants	Removed from published version		
Common Materials	Removed from published version		
Rationale	Removed from published version		
Tools or Equipment	Removed from published version		
----	<b>Copyedits</b>	2.1	2021-04-02
<b>More Information</b>	<b>Revised response</b>	V2.0	2020-10-28
<b>Deficiency 1</b>		V2.0	2020-10-28
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Added standardized description		
HCV Pass / Fail	Field added; response input as "Fail"		
Rationale	Revised rationale categories, types, and explanations;		
Inspection Process	Revised observation, action, and more information		
Tools or Equipment	Changed required to "None"		
<b>Deficiency 2</b>		V2.0	2020-10-28
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Added standardized description		
HCV Pass / Fail	Field added; response input as "Fail"		
Rationale	Revised rationale categories, types, and explanations;		
Inspection Process	Revised observation, action, and more information		
Tools or Equipment	Changed required to "None"		
<b>Overall Formatting</b>	<b>Complete rework of document format and layout</b>	V1.3	2020-07-31

<b>Purpose</b>	<b>Field added</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>Name Variants</b>	<b>Revised name variants</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>Common Materials</b>	<b>Revised common materials</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>Common Components</b>	<b>Revised common components</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>More Information</b>	<b>Field added</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>Deficiency 1</b>	<b>Separated by inspectable locations — Unit and Inside</b>	<b>VI.3</b>	<b>2020-07-31</b>
Title	Added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Revised to “Life-Threatening” determination; added standardized description		
Correction Timeframe	Field added; response input as “24 hours”		
HCV — Correction Timeframe	Field added; response input as “24 hours”		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency		
<b>Deficiency 2</b>	<b>Separated by inspectable locations — Unit and Inside</b>	<b>VI.3</b>	<b>2020-07-31</b>
Title	Added inspectable locations		
Deficiency Criteria	Revised deficiency criteria		
Health and Safety Determination	Revised to “Life-Threatening” determination; added standardized description		
Correction Timeframe	Field added; response input as “24 hours”		
HCV — Correction Timeframe	Field added; response input as “24 hours”		
Rationale	Revised rationale categories, types, and explanations; added standardized codes and descriptions		
Inspection Process	Revised observation, request for help, action, and more information		
Tools or Equipment	Field added to deficiency		
<b>Deficiency 3</b>	<b>Removed deficiency</b>	<b>VI.3</b>	<b>2020-07-31</b>
<b>Deficiency 4</b>	<b>Removed deficiency</b>	<b>VI.3</b>	<b>2020-07-31</b>